

FILE COPY

## Amendment Application

Applicant	Name: WWS Properties, LLC c/o G. Douglas Dillard/Weissman Nowack Curry & Wilco, PC		
	Address: 3500 Lenox Road, NE, 4th Floor, Atlanta, GA 30326		
	Phone: 404-926-4583	Fax: 404-926-4783	Email: dottyd@wncwlaw.com
Property Owner	Owner's Name: WWS Properties, LLC		
	Owner's Address: 3335 Station Court, Lawrenceville, GA 30044		
	Phone: 404-867-7813	Fax: 770-736-7750	Email: tilghman1972@gmail.com
Property Information	Property Address: 1432 Windsor Parkway		Parcel Size:
	Parcel ID: 18 276 01 008		
	Current Zoning Classification: R-100		
	Requested Zoning Classification: R-75		
Questionnaire	1. Is the zoning proposal in conformity with the policy and intent of the comprehensive plan?		
	PLEASE SEE ATTACHED		
	2. Will the zoning proposal permit a use that is suitable in view of the use and development of adjacent and nearby properties?		
	3. Will the affected property of the zoning proposal have a reasonable economic use as currently zoned?		
	4. Will the zoning proposal adversely affect the existing use or usability of adjacent or nearby property?		
Affidavit			
	5. Are other existing or changing conditions affecting the existing use or usability of the development of the property which give supporting grounds for either approval or disapproval of the zoning proposal?		
	6. Will the zoning proposal adversely affect historic buildings, sites, districts, or archaeological resources?		
	7. Will the zoning proposal result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities or schools?		
Notary	To the best of my knowledge, this zoning application form is correct and complete. If additional materials are determined to be necessary, I understand that I am responsible for filing additional materials as specified by the		
	Applicant's Name: WWS Properties, LLC		Date:
	Applicant's Signature: Tilghman Stanfield		Date: 12/2/14
	Sworn to and subscribed before me this 2 <sup>nd</sup> Day of December, 2014		
	Notary Public: Dorothy R. Duarte		
Signature:			
My Commission Expires: March 21, 2016			
<input type="checkbox"/> Application Fee <input type="checkbox"/> Sign Fee (\$135 x number of signs required*) <input type="checkbox"/> Legal Admin Fee \$10			



**PRE-APPLICATION FORM  
REZONING, SPECIAL LAND USE PERMIT(S) AND  
VARIANCE(S)**

**Purpose & Process**

A Pre-Application Meeting provides you the opportunity to present a conceptual plan and letter of intent to a representative of the Community Development Department. This meeting benefits you, the applicant, by receiving general comments on the feasibility of the plan, the process(es)/procedure(s) and fees required to process and review the application(s). To schedule a meeting contact a member of the Planning and Zoning Department by calling (404) 637 – 0500. This form will be completed during the pre-application meeting, and must be submitted at the same time you submit your application.

Applicant: WWS PROPERTIES, LLC

Site Address: 1432 WINDSOR PKWY Parcel Size: 1.131 AC

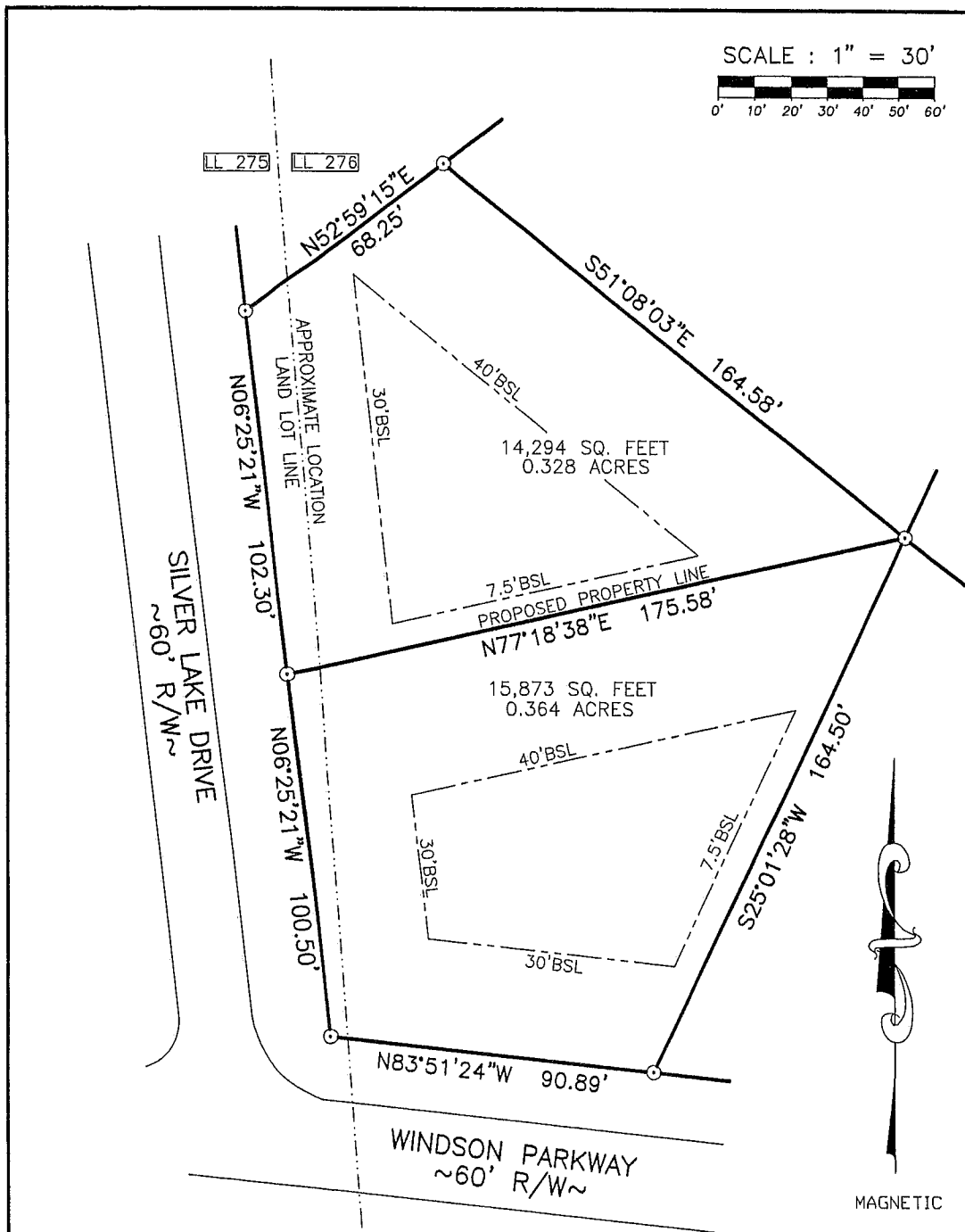
Proposal Description: TO REZONE FROM R-100 TO  
R-75 TO DEVELOP 2 SINGLE FAMILY  
HOTELS.

Existing Zoning Designation and Case Number: R-100

Proposed Zoning Designation: R-75

Comprehensive Land Use Map Designation: LAKEB DISTRICT

Planner: P. Ruffin Date: 12/02/14



#### EXISTING ZONING:

CITY OF BROOKHAVEN, GA  
ZONED R-100  
BUILDING SETBACK REQUIREMENTS:  
FRONT - 35'  
SIDE - 10'  
REAR - 40'

MINIMUM LOT AREA - 15,000 SQ. FEET  
MINIMUM LOT FRONTAGE - 100'

#### PROPOSED ZONING (SHOWN)

CITY OF BROOKHAVEN, GA  
ZONED R-75  
BUILDING SETBACK REQUIREMENTS:  
FRONT - 30'  
SIDE - 73.5'  
REAR - 40'

MINIMUM LOT AREA - 10,000 SQ. FEET  
MINIMUM LOT FRONTAGE - 75'

#### LEGEND

R/W RIGHT OF WAY  
N/F ADJOINING OWNERSHIP  
BSL BUILDING SETBACK LINE  
FIRM FLOOD INSURANCE RATE MAP  
D.B. DEED BOOK  
P.B. PLAT BOOK  
PG. PAGE

THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HEREON. NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

#### REVISIONS

ADAM & LEE LAND SURVEYING

5640 GA. HWY. 20 S.  
LOGANVILLE, GA. 30052 (770)554-8995  
www.adamandlee.com  
FAX=(770)554-8134

PROJECT DESCRIPTION: PLAN FOR:

WWS PROPERTIES, LLC

1432 WINDSOR PARKWAY

COUNTY: DEKALB DISTRICT: 18TH  
LAND LOT: 275 & 276 SECTION:

OFFICE: 12/03/14

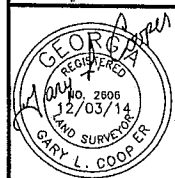
BY: DWJ

FIELD:

BY:

SCALE: 1"=30'

SHEET # 1 OF 1



JOB#  
14235

BKH-141270  
1432 Windsor Parkway

Exhibit A  
Legal Description

All that tract or parcel of land lying and being in Land Lots 275 and 276 of the 18<sup>th</sup> District, DeKalb County, Georgia, being Lot 6, Block A, Section Two, Unit One, Brittany Subdivision, as shown on plat recorded in Plat Book 32, page 150, DeKalb County, Georgia records, and being more particularly described as follows:

Beginning at an iron pin on the southwestern side of Frontenac Court 410 feet westerly as measured along the southern side of Frontenac Court from its intersection with the western side of Woodrow Way, which iron pin is at the northwest corner of Lot 5, said block and subdivision; running thence northwesterly along the southwestern side of Frontenac Court and following the curvature thereof, 90 feet to an iron pin at the most eastern corner of Lot 7, said block and subdivision; running thence southwesterly along the southeast line of said Lot 7 a distance of 233.5 feet to an iron pin on the east side of Silver Lake Drive; thence south along the east side of Silver Lake Drive, 202.8 feet to an iron pin at the intersection of the east side of Silver Lake Drive with the northern side of Windsor Parkway; running thence easterly along the northern side of Windsor Parkway and following the curvature thereof, 90.9 feet to an iron pin at the most western corner of said Lot 5; running thence northeasterly along the northwest side of said Lot 5 a distance of 316.4 feet to the point of beginning.

LESS AND EXCEPT that property conveyed in Warranty Deed recorded in Deed Book 16629, page 142, DeKalb County, Georgia records.

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## **LETTER OF INTENT**

WWS Properties, LLC

Proposed Zoning: R-75

1432 Windsor Parkway @ Silver Lake Drive

The subject property is approximately 1.131 acres of land located at the intersection of Windsor Parkway and Silver Lake Drive. The current zoning is R-100, which provides for single-family detached dwellings on 15,000 sq. ft. lots. The Applicant, WWS Properties, LLC, is requesting said property be rezoned to the R-75 zoning classification to allow for two (2) single-family detached residential dwellings. The Comprehensive Plan designates this property as a Lakes District Character Area, which seeks to preserve residential character and maintain existing densities. Since the current average density in the Lakes District Character Area is two (2) units per acre, the Applicant's proposal to place two (2) single-family residences on 1.131 acres is consistent with the intent of the Lakes District Character Area and Comprehensive Plan.

The hereinafter constitutional and ante litem notice is required by Georgia law.

The portions of the City of Brookhaven Zoning Ordinance, facially and as applied to the Property, which restrict the Property to any zoning classification, uses, or to any zoning district other than that proposed by the Applicant are unconstitutional in that they would destroy the Applicant's property rights without first paying fair, adequate and just compensation for such rights, in violation of Article I, Section I, Paragraph I and Section III, Paragraph I of the Constitution of the State of Georgia of 1983, and the Due Process Clause of the Fourteenth Amendment to the Constitution of the United States.

The application of the City of Brookhaven Zoning Ordinance, facially and as applied to the Property, which restricts the Property to any zoning classification, uses, or to any zoning classification other than the classification as proposed by the Applicant is unconstitutional, illegal, null and void, constituting a taking of Applicant's Property in violation of the Just Compensation Clause of the Fifth Amendment to the Constitution of the United States; Article I, Section I, Paragraph I, and Section III, Paragraph I of the Constitution of the State of Georgia of 1983; and the Equal Protection and Due Process Clauses of the Fourteenth Amendment to the Constitution of the United States denying the Applicant an economically viable use of its land while not substantially advancing legitimate state interests.

A denial of this Application would constitute an arbitrary and capricious act by the City of Brookhaven City Council without any rational basis therefore constituting an abuse of discretion in violation of Article I, Section I, Paragraph I and Section III, Paragraph I of the

Constitution of the State of Georgia of 1983, and the Due Process Clause of the Fourteenth Amendment to the Constitution of the United States.


A refusal by City of Brookhaven City Council to rezone the Property in accordance with the zoning criteria requirements as requested by the Applicant would be unconstitutional and discriminate in an arbitrary, capricious and unreasonable manner between the Applicant and owners of the similarly situated property in violation of Article I, Section I, Paragraph II of the Constitution of the State of Georgia of 1983 and the Equal Protection Clause of the Fourteenth Amendment to the Constitution of the United States. Any rezoning of the Property subject to conditions which are different from the conditions requested by the Applicant, to the extent such different conditions would have the effect of further restricting Applicant's utilization of the Property, would also constitute an arbitrary, capricious and discriminatory act in zoning the Property to a unconstitutional classification and would likewise violate each of the provisions of the State and Federal Constitutions set forth hereinabove.

The existing zoning classification which prohibits the Applicant's use of the property is unconstitutional. This notice is being given to comply with the provisions of O.C.G.A. § 36-33-5 to afford the City an opportunity to revise the Property to a constitutional classification. If action is not taken by the City to rectify this unconstitutional zoning classification within a reasonable time, a claim will be filed in the Superior Court of DeKalb County demanding just and adequate compensation under Georgia law for the taking of the Property, diminution of value of the Property, attorney's fees and not less than \$500,000.00 in other damages arising out of the unlawful deprivation of the Applicant's property rights.

If there are any questions about this rezoning request, you may contact me at 404-926-4545 or at [doug@wncwlaw.com](mailto:doug@wncwlaw.com).

Sincerely,

WEISSMAN, NOWACK, CURRY & WILCO, P.C.

  
G. Douglas Dillard  
Attorney for Applicant

Weissman, Nowack, Curry & Wilco, P.C.  
3500 Lenox Road, NE, 4<sup>th</sup> Floor  
Atlanta, GA 30326  
404-926-4545

# Impact Analysis

WWS Properties, LLC

Proposed Zoning: R-75

1432 Windsor Parkway @ Silver Lake Drive

1. Is the zoning proposal in conformity with the policy and intent of the comprehensive plan?

The proposed R-75 zoning classification is in conformity with the policy and intent of the Comprehensive Plan, which designates this area as a Lakes District Character Area. The Lakes District seeks to preserve the existing single-family residential character of the area. The Applicant seeks to construct two (2) single-family detached units on the Property, which is consistent with the District's goal of preserving residential character.

Moreover, the Lakes District seeks to preserve existing density in residential nodes. The current density in the Lakes District is two (2) residential units per acre. Here, the Applicant is proposing 2 residences on 1.131 acres. As such, the proposal is consistent with the City of Brookhaven's Comprehensive Plan.

2. Will the zoning proposal permit a use that is suitable in view of the use and development of adjacent and nearby properties?

The rezoning of the property to R-75 for the purpose of permitting two (2) detached single-family residences is suitable in view of the use and development of adjacent and nearby properties. The areas surrounding the subject property to the north and east are likewise developed as single-family residences, the property to the west is used for religious worship, and the properties to the south of the subject property include single-family residential dwellings and O-I zoning for Oglethorpe University.

3. Will the affected property of the zoning proposal have a reasonable economic use as currently zoned?

The property, as currently zoned, has some economic value but as R-100 has little or no value for development.

4. Will the zoning proposal adversely affect the existing use or usability of adjacent or nearby property?

The proposed detached single-family use will not have any adverse effects on adjacent or nearby properties since most surrounding properties are likewise developed as single-family detached residences or more intense uses, such as a university and church. The proposed R-75 zoning change remains consistent with the City of Brookhaven's 2034 Comprehensive Plan and the residential character of the area.

5. Are other existing or changing conditions affecting the existing use or usability of the development of the property which give supporting grounds for either approval or disapproval of the zoning proposal?

The area has traditionally been single-family residential in character and will remain single-family residential if the requested rezoning is approved.

6. Will the rezoning proposal adversely affect historic buildings, sites, districts, or archaeological resources?

There are no known historic buildings, sites, districts or archaeological resources.

7. Will the zoning proposal result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities or schools?

The R-75 zoning proposal will not have a burdensome or excessive impact on streets, transportation facilities, utilities or schools. The purpose of the rezoning is to allow for one (1) additional detached single-family residence than what is currently permitted under the R-100 zoning classification. The addition of one (1) residence will have a nominal impact on public infrastructure, including schools, roads, and utilities since it will generate only one (1) additional household than what is currently permitted.



# Environmental Site Analysis

WWS Properties, LLC

Proposed Zoning: R-75

1432 Windsor Parkway @ Silver Lake Drive

## 1. Conformance to the Comprehensive Plan:

- *Describe the proposed project and the existing environmental conditions on the site.*

The subject property is approximately 1.131 acres of land located at the intersection of Windsor Parkway and Silver Lake Drive. The current zoning is R-100, which provides for single-family detached dwellings on 15,000 sq. ft. lots. The Applicant, WWS Properties, LLC, is requesting said property be rezoned to the R-75 zoning classification to allow for two (2) single-family detached residential dwellings. The Comprehensive Plan designates this property as a Lakes District Character Area, which seeks to preserve residential character and maintain existing densities. Since the current average density in the Lakes District Character Area is two (2) units per acre, the Applicant's proposal to place two (2) single-family residences on 1.131 acres is consistent with the intent of the Lakes District Character Area and Comprehensive Plan.

- *Describe adjacent properties. Include a site plan that depicts the proposed project.*

The rezoning of the property to R-75 for the purpose of permitting two (2) detached single-family residences is suitable in view of the use and development of adjacent and nearby properties. The areas surrounding the subject property to the north and east are likewise developed as single-family residences, the property to the west is used for religious worship, and the properties to the south of the subject property include single-family residential dwellings and O-I zoning for Oglethorpe University.

- *Describe how the project conforms to the Comprehensive Land Use Plan.*

The Comprehensive Plan designates this property as a Lakes District Character Area, which seeks to preserve residential character and maintain existing densities. Since the current average density in the

Lakes District Character Area is two (2) units per acre, the Applicant's proposal to place two (2) single-family residences on 1.131 acres is consistent with the intent of the Lakes District Character Area and Comprehensive Plan.

- ***Include the portion of the Comprehensive Plan Land Use Map which supports the project's conformity to the Plan.***

Please find attached.

- ***Evaluate the proposed project with respect to the land use suggestion of the Comprehensive Plan as well as any pertinent Plan policies.***

The Comprehensive Plan designates this property as a Lakes District Character Area, which seeks to preserve residential character and maintain existing densities. Since the current average density in the Lakes District Character Area is two (2) units per acre, the Applicant's proposal to place two (2) single-family residences on 1.131 acres is consistent with the intent of the Lakes District Character Area and Comprehensive Plan.

## **2. Environmental Impacts of The Proposed Project**

- a. Wetlands – **There are no wetlands on the subject property**
- b. Floodplain – **The subject property is not located in a floodplain**
- c. Streams/stream buffers – **The subject property does not contain a stream or stream buffer.**
- d. Slopes exceeding 25 percent over a 10-foot rise in elevation – **No slopes exceeding 25 percent over 10-foot rise in elevation exist on the subject property.**
- e. Vegetation – **No unusual or endangered vegetation is known to be located on the subject property.**
- f. Wildlife Species (including fish) – **No such conditions are located near the property**
- g. Archeological/Historical Sites – **There are no known historic buildings, sites, districts or archaeological resources.**

### **3. Project Implementation Measures**

- a. Protection of environmentally sensitive areas, i.e., floodplain, slopes exceeding 25 percent, river corridors.

**No such conditions exist on the subject property.**

- b. Protection of water quality

**We will include appropriate erosion control procedures in the project, including installation of a silt fence, to prevent runoff into water supply.**

- c. Minimization of negative impacts on existing infrastructure

**The construction of our project will be limited to the boundaries of the property and will, therefore, not impact any existing nearby structures.**

- d. Minimization on archeological/historically significant areas

**No such conditions exist on the subject property.**

- e. Minimization of negative impacts on environmentally stressed communities where environmentally stressed communities are defined as communities exposed to a minimum of two environmentally adverse conditions resulting from public and private municipal (e.g., solid waste and wastewater treatment facilities, utilities, airports, and railroads) and industrial (e.g., landfills, quarries and manufacturing facilities) uses.

**No such conditions exist on the subject property.**

- f. Creation and preservation of green space and open space

**If the zoning proposal is approved, the two (2) new single-family residences will be constructed using R-75 guidelines although they will have as much land as R-100 lots, thus providing more green space than other R-75 properties.**

- g. Protection of citizens from the negative impacts of noise and lighting

**The scope of the intended project will be relatively small, the construction of two (2) single-family residences, and should not create excessive noise. Additionally, construction will take place during commonly recognized business hours, thus maximizing daylight hours and is unlikely to negatively impact the citizens in the area.**

- h. Protection of parks and recreational green space

**No existing parks or recreational green space currently exist on the property.**

- i. Minimization of impacts to wildlife habitats

**No such conditions exist on the subject property.**

*110197372*

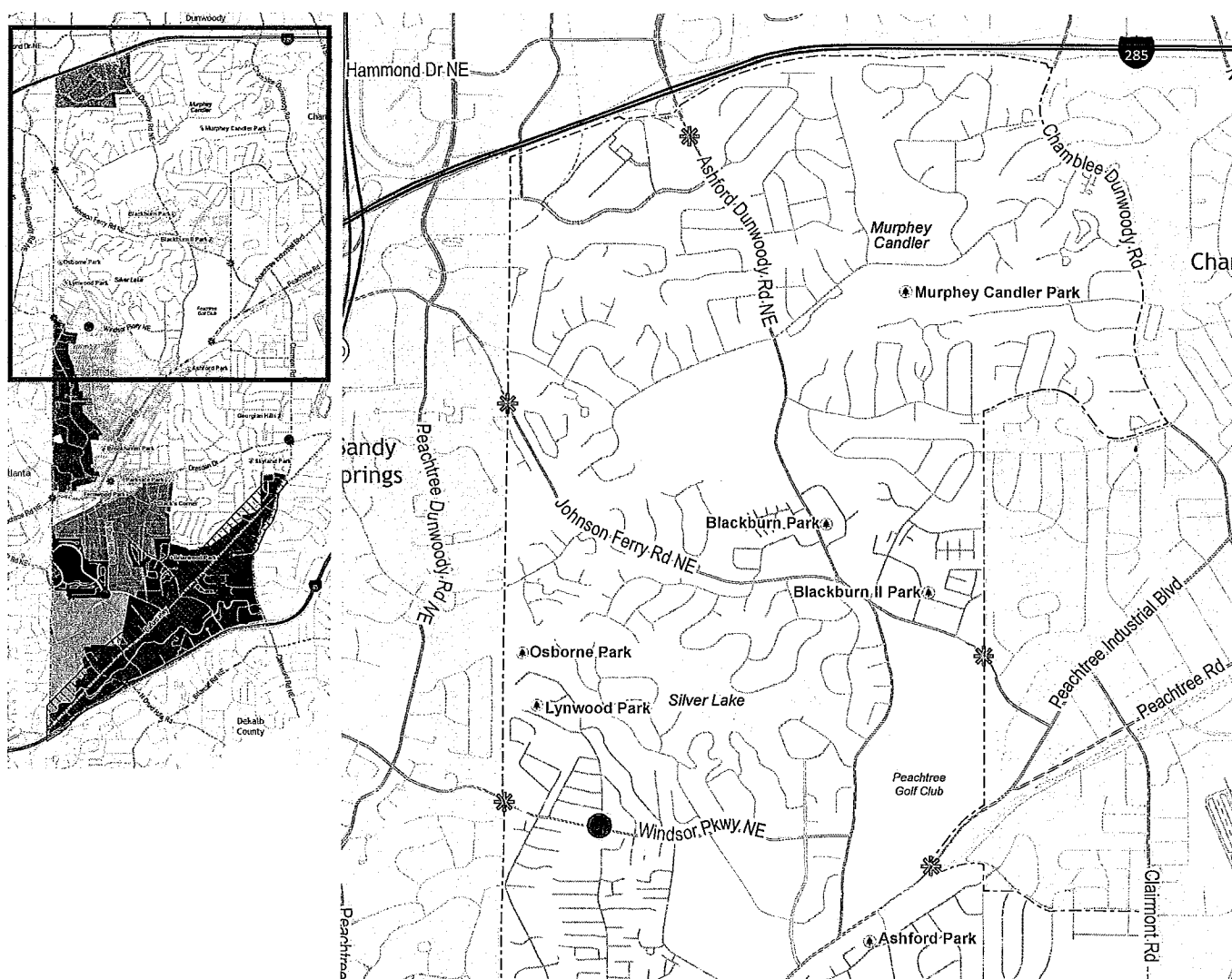
## LAKES DISTRICT

### CHARACTER AREA DESCRIPTION

This character area is comprised primarily of single-family residential subdivisions in the northern portion of the city. It contains a mixture of older subdivisions built in the 1950s and 1960s and newer subdivisions built in recent decades. This area is centered around community focal points which include Murphey Candler Park, Nancy Creek, and Silver Lake. While some residential infill has occurred within this area in the past decade it is not considered to be a significant issue as it has largely maintained the existing character.

### COMMUNITY VISION

The vision for this area is for the single-family neighborhoods to be maintained and preserved. Residential infill development should be permitted only if it complements the character of the surrounding neighborhood. The Nancy Creek stream corridor has been identified as appropriate for a linear park and trail. An extension of the PATH trail through this area and another extension south along Ashford Dunwoody Road should be investigated.



**Figure 3-7: Lakes District Character Area**

**ZONING MODIFICATION**  
**NOTICE OF PUBLIC MEETING**

This letter is to inform you that a Zoning Modification Application has been submitted to the City of Brookhaven on land located within 500 feet of your property.

As required by the City of Brookhaven, a Public Participation meeting is being held on December 18, 2014 at the Lynwood Park Recreation Center located at 3360 Osborne Road, NE, Atlanta, GA 30319, beginning at 7:00 p.m.

Please be advised of the following information pertaining to the Application and public hearings:

CASE NUMBER: \_\_\_\_\_ *(to be acquired from the City of Brookhaven)*

APPLICANT NAME: WWS Properties, LLC

ZONING CHANGE: From R-100 to R-75

STREET LOCATION: 1432 Windsor Parkway

PROPERTY SIZE: 1.131 Acres

PROPOSED DEVELOPMENT: Two (2) single-family homes

CONTACT PERSON: Doug Dillard

TELEPHONE NUMBER: 404-926-4545

PLANNING COMMISSION HEARING  
February 4, 2015  
7:00 P.M.

BOARD OF COMMISSIONERS HEARING  
February 24, 2015  
7:00 P.M.

PUBLIC HEARING LOCATION  
Brookhaven City Hall

For further information, please call the Planning Division at (404) 637-0500, or visit the office at 4362 Peachtree Road, Brookhaven, Georgia 30319. Office hours are 8:00 A.M. to 5:00 P.M., Monday through Friday. If for any reason the subject hearings are continued or tabled to another date, please call the above number for the exact date and time.

110195689

OBJECTID	OWNERNAME1	OWNERNAME2	PARCELID	PSTLADDRESS	PSTLCITY	PSTLSTATE	PSTLZIP4	PSTLZIP5	SITEADDRESS	Shape_STArea__	Shape_STLength__
1	GEORGIA H AND H INVESTMENT LLC		18 275 07 049	1768 BUCKHEAD LN	ATLANTA	GA	30324	3122 LYNWOOD DR	5855.173095703125	327.2538970048866	
2	HARDIMAN JAMES OR	HARDIMAN LINDA	18 275 18 005	5195 WYNTREE CT	NORCROSS	GA	4719	30071 3099 FALA PL	2750.44287109375	210.04378275725068	
3	BRIDGERS KIRK		18 275 05 013	3275 BRETON CIR NE	ATLANTA	GA	30319	3080 FALA PL	11112.03564453125	423.3707082292332	2447
4	WASSERMAN MARC E	WASSERMAN BRYAN S	18 276 01 008	945 HUNTER RD	JEFFERSON	GA	8015	30549 1432 WINDSOR PKWY	28762.09423828125	677.3524306209056	
5	KAMINSKI THEODORE R JR	KAMINSKI JENNIFER W	18 275 07 053	3138 LYNWOOD DR NE	ATLANTA	GA	2318	30319 3138 LYNWOOD DR	6582.160888671875	355.8511241030888	
6	WHITE SONJI L		18 275 07 050	3126 LYNWOOD DR NE	ATLANTA	GA	30319	3126 LYNWOOD DR	4950.8271484375	318.16357109028064	2318
7	HAMILTON LUKE	HAMILTON ALISA C	18 275 07 035	3147 MAE AVE NE	ATLANTA	GA	2323	30319 3147 MAE AVE	12624.925537109375	539.7139500980443	
8	JERNIGAN KEITH A OR	JERNIGAN JULIA H	18 276 01 013	3178 FRONTENAC CT NE	ATLANTA	GA	2414	30319 3178 FRONTENAC CT	20758.1376953125	615.2489473991452	
9	PUNJABI ABHISHEK J	PUNJABI JAIME K	18 275 07 054	3142 LYNWOOD DR	ATLANTA	GA	30319	3142 LYNWOOD DR	6685.4482421875	387.2220951599678	
10	GISPERS KEITH		18 275 18 007	705 TOWN BLVD # 162	ATLANTA	GA	30319	3100 HERMAN DR	12420.677001953125	448.32627736497113	null
11	PALMER LISA A	LEVINE BENJAMIN N	18 275 05 032	1393 WINDSOR PKWY NE	ATLANTA	GA	30319	1393 WINDSOR PKWY	10647.00830078125	417.34016731694277	

12 HENG MU HSIEH null 18 275 18 014 1244 CLUB WALK DR NE ATLANTA GA  
2672 30319 1244 CLUB WALK DR 8114.224365234375 392.4416264637651

13 SCOTT ELLA LEE WISE ETAL 18 275 05 028 3102 HILLVIEW AVE NE ATLANTA GA  
2633 30319 3102 HILLVIEW AVE 11787.283935546875 435.6688177996446

14 1413 WINDSOR PKWY 16036.718994140625 592.5079273927727

15 US DEVELOPMENT AND null 18 275 18 011 5904 PEACHTREE CORNERS CIR NORCROSS  
GA null 30071 3086 HERMAN DR 12203.59228515625 588.1518941165534

16 STEPHEN E or DORENE B THOMPSON 18 275 07 052 609 W SURF SPRAY LN PONTE VEDRA  
BEACH FL 2785 32082 3134 LYNWOOD DR 6058.456298828125 342.8606724225607

17 JIMMY LYNN OR EVELYN W ROSSER 18 275 06 026 3174 SILVER LAKE DR NE  
ATLANTA GA 2344 30319 3174 SILVER LAKE DR 9986.351806640625  
500.1181308063228

18 DONALD E or JACQUELINE J BEASON 18 275 07 036 3145 MAE AVE NE ATLANTA  
GA 2323 30319 3145 MAE AVE 15578.20849609375 521.459453402383

19 LEE M or CHRISTINIA L TSE 18 275 06 023 3166 SILVER LAKE DR ATLANTA GA  
null 30319 3166 SILVER LAKE DR 10350.658935546875 484.29409423425085

20 MARGARET L or FADUL WILLIAM MERONEY 18 276 01 006 3126 FRONTENAC CT NE  
ATLANTA GA 2414 30319 3126 FRONTENAC CT 30813.980224609375  
744.0504983198551

21 BRIDGERS KIRK null 18 275 05 014 3275 BRETON CIR NE ATLANTA GA 2447  
30319 3086 FALA PL 11601.867919921875 432.0436670042571

22 PRINCE M DAVID PRINCE FAY WRIGHT 18 276 01 007 3747 PEACHTREE RD NE # 401  
ATLANTA GA 1338 30319 1452 WINDSOR PKWY 20718.87548828125  
583.816625338989

23 WEBSTER KORY M null 18 275 05 022 3097 HILLVIEW AVE NE ATLANTA GA  
2631 30319 3097 HILLVIEW AVE 6220.34619140625 343.3758079981128

24 JAMES AMY null 18 275 18 003 1309 RAGLEY HALL RD NE ATLANTA GA  
2515 30319 1433 WINDSOR PKWY 9290.0078125 393.3772923700905

25 VIZCAINO CARLOS MORENO PAZMINO ELIZABETH 18 275 05 029 3106 HILLVIEW AVE NE  
ATLANTA GA 2633 30319 3106 HILLVIEW AVE 5852.172119140625  
334.111339439332



26 PARNELL BRENDAN H KEETON MARTHA D 18 276 01 010 3154 FRONTENAC CT NE  
ATLANTA GA 2414 30319 3154 FRONTENAC CT 20415.679931640625  
608.7651808145378

27 MACFARLAND BRIAN G MACFARLAND ANNIE MARIE 18 275 18 008 3096 HERMANC DR NE  
ATLANTA GA 2677 30319 3096 HERMANC DR 6330.300537109375  
353.1552484479981

28 GODA JAMES A II OR GODA CAROL A 18 276 01 002 3152 WOODROW WAY NE  
ATLANTA GA 2451 30319 3152 WOODROW WAY 26209.380126953125  
657.9962740769511

29 GREEN SANDRA L null 18 276 01 030 3132 FRONTENAC CT NE ATLANTA  
GA 2414 30319 3132 FRONTENAC CT 17029.162841796875 538.9000445517675

30 SHARPE LJ HOOD SHAUNA M 18 275 05 033 3111 DICKSON ST NE ATLANTA  
GA 2621 30319 3111 DICKSON ST 4538.93603515625 281.56495360372696

31 MIHICH BRIAN T null 18 275 07 039 1390 WINDSOR PKWY NE ATLANTA  
GA null 30319 1390 WINDSOR PKWY 8104.48828125 405.17040969652805

32 HOWELL CHRISTINE V HOWELL BRANDON T 18 276 01 003 3134 WOODROW WAY NE  
ATLANTA GA null 30019 3134 WOODROW WAY 22531.599365234375  
600.3747641466598

33 HOJARA DAVID E null 18 276 01 020 3155 FRONTENAC CT NE ATLANTA  
GA 2414 30319 3155 FRONTENAC CT 18832.20751953125 624.5089727935299

34 LUNDSBERG DANIELLE A LUNDSBERG ANDREW J 18 275 05 026 3090 HILLVIEW AVE NE  
ATLANTA GA null 30319 3090 HILLVIEW AVE 11616.668701171875  
432.34902985063366

35 BRIDGERS KIRK P OR BRIDGERS JANET R 18 275 18 002 3275 BRETON CIR NE  
ATLANTA GA 2447 30319 1439 WINDSOR PKWY 6522.38720703125  
337.75072449401955

36 JONES WILLE T null 18 275 05 031 1399 WINDSOR PKWY NE ATLANTA GA  
2648 30319 1399 WINDSOR PKWY 4797.00732421875 319.8760125044326

37 MILLER DAVID P MILLER ELIZABETH R 18 275 07 051 3130 LYNWOOD DR NE  
ATLANTA GA 2318 30319 3130 LYNWOOD DR 5535.475341796875  
330.7549974907356

38 HUTSON JOHN GORDON EST null 18 275 05 023 3091 HILLVIEW AVE NE ATLANTA  
GA 2631 30319 3091 HILLVIEW AVE 11954.831787109375 439.09787924507833

39 LYNWOOD PARK UNITED CHURCH OF GOD IN CHRIST 18 275 07 085 1424 WINDSOR PKWY  
NE ATLANTA GA 2643 30319 1424 WINDSOR PKWY 62988.92626953125  
1276.534433326716

40 BENTON JOHN W null 18 275 18 012 1252 CLUB WALK DR NE ATLANTA GA  
2672 30319 1252 CLUB WALK DR 7058.50146484375 356.9173422836897

41 GIES PAUL J OR GIES AMY K 18 276 01 021 3133 FRONTENAC CT NE ATLANTA  
GA 2414 30319 3133 FRONTENAC CT 25324.7724609375 617.7873880444278

42 RUSSELL MICHELLE L OR RUSSELL MATTHEW W 18 276 01 029 3138 FRONTENAC CT NE  
ATLANTA GA 2414 30319 3138 FRONTENAC CT 18918.40185546875  
567.1867273109823

43 CHIANG TZE I null 18 276 01 019 3165 FRONTENAC CT NE ATLANTA GA  
2414 30319 3165 FRONTENAC CT 26193.033447265625 699.3450465548935

44 RUSSELL JLYN TOBY OR RUSSELL AIMEE 18 275 18 010 3090 HERMANCE DR NE ATLANTA  
GA 2677 30319 3090 HERMANCE DR 12142.253662109375 585.7046368784003

45 GIRARD DIANE L null 18 275 07 037 3139 MAE AVE NE ATLANTA GA  
2323 30319 3139 MAE AVE 4700.916015625 277.9462083331998

46 TRINH H KELLY null 18 275 05 030 60 FORREST LAKE DR NW ATLANTA GA  
3311 30327 3112 HILLVIEW AVE 9096.7919921875 391.4493192828086

47 BRIDGERS KIRK P OR BRIDGERS JANET R 18 275 18 001 3275 BRETON CIR NE  
ATLANTA GA 2447 30319 1445 WINDSOR PKWY 9553.11279296875  
395.7813447640322

48 GAUL JASON G null 18 275 18 015 1238 CLUB WALK DR NE ATLANTA GA 2672  
30319 1238 CLUB WALK DR 8452.3388671875 407.8613469880264

49 HARDIMAN JAMES OR HARDIMAN LINDA 18 275 18 009 5195 WYNTREE CT  
NORCROSS GA 4719 30071 3095 FALA PL 5750.1669921875  
330.0326617564112

50 CRUSE JERENE L null 18 275 07 090 3128 LYNWOOD DR NE ATLANTA GA 2318  
30319 3128 LYNWOOD DR 18045.74658203125 627.0414095289672

51 ULETT DANE A ULETT TINA RENEE 18 275 05 034 3107 DICKSON ST NE ATLANTA  
GA null 30319 3107 DICKSON ST 4598.355712890625 283.9424951180797

52 WALKER FREDERICK O WALKER SAMANTHA Q 18 275 07 048 3118 LYNWOOD DR NE  
ATLANTA GA 2318 30319 3118 LYNWOOD DR 8571.841064453125  
399.87181013791024

53 LOVELL KURT S LOVELL FABIOLA 18 275 06 027 3178 SILVER LAKE DR NE  
ATLANTA GA 2344 30319 3178 SILVER LAKE DR 9996.1953125  
500.49445210682995

54 HOLLAND WANDA K null 18 275 05 018 1417 WINDSOR PKWY NE ATLANTA  
GA 2647 30319 1417 WINDSOR PKWY 9588.65234375 399.77955552642254

55 CRUTCHFIELD JAMES TREY HENRY CHRISTOPEHR CRAIG 18 275 05 021 3105 HILLVIEW  
AVE ATLANTA GA 2655 30319 3105 HILLVIEW AVE 11879.520751953125  
438.66792326270433

56 OGLETHORPE UNIVERSITY null 18 276 02 001 4484 PEACHTREE RD NE ATLANTA  
GA 2797 30319 3032 HERMAN DR 903079.5725097656 3943.415489609153

57 SIDORSKI DEAN G null 18 275 05 015 3534 HILDON CIR ATLANTA GA  
2607 30341 3094 FALA PL 11637.307373046875 432.19858591313016

58 MAYNOR CAROLINE null 18 276 01 009 3146 FRONTENAC CT NE ATLANTA  
GA 2414 30319 3146 FRONTENAC CT 27445.271240234375 700.8533312426117

59 BENSON KENNETH J null 18 275 05 017 3302 WOODROW WAY NE ATLANTA  
GA 2424 30319 1425 WINDSOR PKWY 9579.28564453125 399.6660166521818

60 BEASLEY CRYSTAL T BEASLEY THOMAS TARRY III 18 275 07 055 3146 LYNWOOD DR NE  
ATLANTA GA null 30319 3146 LYNWOOD DR 7486.120849609375  
379.64976050744974

61 ANTAR KATHY null 18 275 18 013 1248 CLUB WALK DR NE ATLANTA GA 2672  
30319 1248 CLUB WALK DR 7586.2451171875 374.67951490886423

62 ANGLIN DANIEL K TINA M 18 276 01 018 3173 FRONTENAC CT NE ATLANTA  
GA 2414 30319 3173 FRONTENAC CT 20804.2158203125 630.7149773526621

63 REHKOPF CHRISTIAN CHARLES JR REHKOPF BRIAN PATRICK 18 276 01 012 4900  
WESTRIDGE LN POWDER SPRINGS GA null 30127 3170 FRONTENAC CT  
20819.712158203125 616.4123075398483

64 3149 LYNWOOD DRIVE LAND TRUST null 18 275 06 025 3149 LYNWOOD DR NE  
ATLANTA GA 2317 30319 3149 LYNWOOD DR 10461.907958984375  
500.77798187992863

65 WARLEY TERESA DUNLAP null 18 276 01 005 3118 FRONTENAC CT NE  
ATLANTA GA 2414 30319 3118 FRONTENAC CT 28391.974365234375  
700.7724925025103

66 CRAFT CHARLYN null 18 275 07 091 3124 LYNWOOD DR NE ATLANTA GA  
2318 30319 3124 LYNWOOD DR 10088.109619140625 428.83443491696784

67 ERNST JOHN A JR VINING MONICA L 18 275 06 060 3156 SILVER LAKE DR NE  
ATLANTA GA null 30319 3156 SILVER LAKE DR 12686.020751953125  
493.27985469464545

68 SANFILIPPO NICK BALL LAUREN B 18 275 18 004 3101 FALA PL NE ATLANTA  
GA null 30319 3101 FALA PL 8750.376708984375 430.0660976100224

69 HART TIMOTHY SCOTT null 18 276 01 004 3122 WOODROW WAY NE ATLANTA  
GA 2420 30319 3122 WOODROW WAY 23071.30322265625 619.7160192750457

70 MARATT ASHLEY MANSON OR MARRATT JOHN NICHOLAS 18 275 05 027 3096 HILLVIEW  
AVE NE ATLANTA GA 2632 30319 3096 HILLVIEW AVE 5893.7265625  
335.6414749282136

71 MCDANIEL KAREN W null 18 276 01 011 3162 FRONTENAC CT NE ATLANTA  
GA 2414 30319 3162 FRONTENAC CT 20747.56201171875 614.5109707301652

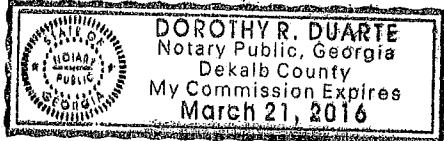
72 DAVIS STACEY S null 18 275 05 016 3102 FALA PL ATLANTA GA null 30319  
3102 FALA PL 11501.916259765625 430.45679584594933

110195709



**Property Owner(s)  
Notarized Certification**

The owner and petitioner acknowledge that this Zoning Map Petition application form is correct and complete. By completing this form, all owners of the subject property certify authorization of the filing of the application for zoning amendment, and authorization of an applicant or agent to act on their behalf in the filing of the application including all subsequent application amendments.

Property Owner (If Applicable)	Signature: <u>[Signature]</u>	Date: <u>12/2/14</u>	
	Address: <u>3335 Station Court</u>	City, State: <u>Lawrenceville GA</u>	Zip: <u>30044</u>
	Phone: <u>404-867-7813</u>		
	Sworn to and subscribed before me this <u>2<sup>nd</sup></u> day of <u>December</u> , 20 <u>14</u>		
Property Owner (If Applicable)	Notary Public: <u>[Signature]</u>		
	Signature:	Date:	
	Address:	City, State:	Zip:
	Phone:		
Property Owner (If Applicable)	Sworn to and subscribed before me this _____ day of _____, 20____		
	Notary Public:		
	Signature:	Date:	
	Address:	City, State:	Zip:
Property Owner (If Applicable)	Phone:		
	Sworn to and subscribed before me this _____ day of _____, 20____		
	Notary Public:		




**CAMPAIGN DISCLOSURE STATEMENT**

G. DOUGLAS DILLARD, of the law firm of WEISSMAN, NOWACK, CURRY & WILCO, P.C., has been retained to represent WWS PROPERTIES, LLC, before the CITY OF BROOKHAVEN, GEORGIA. Pursuant to the provisions of O.C.G.A. §36-67A-3, please find below a list of the contributions made by the above-named individual, or the law firm of WEISSMAN, NOWACK, CURRY & WILCO, P.C., in the past two years, aggregating \$250.00 or more, to local government officials who may review this Application.

<u>NAME OF GOV'T. OFFICIAL</u>	<u>POSITION</u>	<u>AMOUNT OF CONTRIBUTION</u>	<u>DATE OF CONTRIBUTION</u>
J. Max Davis	Mayor	\$250.00	06/20/2013
Bates Mattison	City Council	\$500.00	07/18/2013
Rebecca Williams	City Council	\$250.00	10/9/2012

WEISSMAN, NOWACK, CURRY & WILCO, P.C.

By:   
G. DOUGLAS DILLARD

Date: November 24, 2014

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